

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, July 24, 2025

Hearing Room 1639

1:00 PM

2:25-11724 Aram Ashoti Araratyan

Chapter 13

#1.00 HearingRE: [22] Notice of motion and motion for relief from the automatic stay with supporting declarations REAL PROPERTY RE: 43250 LAGO BREEZA DR, Indio, CA, 92203 with Proof of Service. (Exnowski, Dane)

Docket 22

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Aram Ashoti Araratyan

Represented By
Tyson Takeuchi

Trustee(s):

Kathy A Dockery (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, July 24, 2025

Hearing Room 1639

1:00 PM

2:25-15039 Gabriel Diaz, Jr

Chapter 13

#2.00 HearingRE: [14] Notice of motion and motion for relief from the automatic stay with supporting declarations REAL PROPERTY RE: 309 Carnation Avenue #4, Corona Del Mar, CA 92625 .

Docket 14

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Gabriel Diaz Jr

Pro Se

Trustee(s):

Kathy A Dockery (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, July 24, 2025

Hearing Room 1639

1:00 PM

2:24-14778 Kevin Thomas Monahan

Chapter 7

#3.00 HearingRE: [150] Motion to Sell Property of the Estate Free and Clear of Liens under Section 363(f) Trustee's Motion for Order Authorizing Sale of Real Property: (A) Outside the Ordinary Course of Business; (B) Free and Clear of Liens; (C) Subject to Overbids; and (D) For Determination of Good Faith Purchaser Under 11 U.S.C. Section 363(m); Memorandum of Points and Authorities; Declarations of Sam S. Leslie and Zizi Pak in Support; with Proof of Service. (Wood, David)

Docket 150

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Kevin Thomas Monahan

Pro Se

Trustee(s):

Sam S Leslie (TR)

Represented By
David Wood

**United States Bankruptcy Court
Central District of California
Los Angeles
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Courtroom 1639 Calendar**

Thursday, July 24, 2025

Hearing Room 1639

1:00 PM

2:24-11660 Keith Wonki Bae

Chapter 7

Adv#: 2:24-01141 Jin v. Bae et al

#4.00 HearingRE: [24] Motion for Default Judgment

Docket 24

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Keith Wonki Bae

Represented By
Eric Bensamochan
Alejandro H Herrera

Defendant(s):

Keith Wonki Bae

Represented By
Alejandro H Herrera

Does 1-50, Inclusive

Pro Se

Plaintiff(s):

Sooyeon Jin

Represented By
Gregory S Kim

Trustee(s):

Carolyn A Dye (TR)

Represented By
Michael E Bubman